

To: The Rockland Zoning Board of Appeals
From: John Ward, 22 Nevens Circle, 781-878-9039
Date: March 30, 2021
Re: The Shinglemill Project

Gentlemen:

You can successfully challenge a 40B project.

The Massachusetts Appeals Court (Eisal, Inc. v. Housing Appeals Committee) on June 20, 2016 stated that the burden of project opponents was to prove: **“first, that there is a valid health, safety, environmental, design, open space, or other Local Concern which supports such denial, and then, that such Local Concern outweighs the Housing Need.”**

The Local Concern involves the town's limited water and sewer resources.

The Towns of Abington and Rockland share the water supply and delivery systems. The reservoir levels are currently at three year lows. There are hundreds of housing units being considered for new construction in both towns. There are also a number of commercial projects planned for construction. The Shinglemill developers are proposing to drill test wells on property that is a known, former salvage yard. Could drilling these wells create a potential pathway through the overburden and bedrock for toxins to enter the groundwater system? This land is adjacent to property that contains one of our reservoirs. They have also suggested their own sewer treatment on the site. Will these proposals impact the Hingham Street Reservoir in a negative way?

The Rockland Sewer Plant is at capacity. Furthermore, the facility is obsolete and in dire need of upgrades according to a preliminary report by Wright-Pierce. It will require an estimated \$50 million dollars to bring the plant up to current EPA standards. A catastrophic failure at the sewer plant would necessitate an environmental clean up of the North River Watershed Wetlands.

Adding more new housing to an overburdened sewer system is a **danger to the health, safety, and environment of the town and region.**

Rockland does not have the water and sewer resources to support this project or any new development at this time.

Thank you for your consideration.